

## Description of a 0.999 Acre Tract

To be continuous and contiguous with parcel L010010004904, Stevens OR 349-2513

Situated in the Section 19, Town 5, Range 11, Troy Township, Athens County, State of Ohio, being part of Parcel L010010004900 as described in Volume 100, Page 428 of the Official Records of Athens County, Ohio and part of Parcel L010010005100 as described in Volume 304, Page 201 of the Deed Book Records of Athens County, Ohio, and being more particularly described as follows:

**BEGINNING** at an iron pin found with a "L.F. Swoyer RLS-6765" cap at the southwest corner of Stevens (OR 349-2513) which bears North  $61^{\circ}55'05''$  West, 1,003.55 feet from a notched stone found at the Southeast Corner of Section 19:

Thence along new lines created by this survey the following two courses:

1. **North  $31^{\circ}21'08''$  East, 509.06 feet** to an iron pin set;
2. **North  $41^{\circ}12'31''$  East, 248.86 feet** to a point in Rock Run Rd (TR161) passing an iron pin set at 226.57 feet;

Thence along Rock Run Rd (TR161) the following two courses:

1. **South  $46^{\circ}08'25''$  East, 24.76 feet** to a point;
2. **South  $50^{\circ}08'21''$  East, 62.43 feet** to a point at the northwest corner of Stevens (OR 349-2513);

Thence **South  $41^{\circ}12'31''$  West, 750.73 feet** leaving said road along the west line of said Stevens tract, passing a 5/8 inch rebar found at 26.27 feet, to the point of beginning and containing 0.999 acres of which 0.760 acres is out of parcel L010010004900 and 0.239 acres is out of parcel L010010005100 and is to be continuous and contiguous with parcel L010010004904, Stevens OR 349-2513.

Unless otherwise noted, all set iron pins are 5/8 inch diameter rebar, 30 inches in length and capped with a plastic identification marker inscribed Stevens, PS 8716.

Bearings are to an assumed meridian and are for angular determination only.

Subject to all Easements and Rights of Way of Record.

The above description was prepared by Donnie E. Stevens II, Ohio Registered Surveyor 8716 in February 2022.

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY: \_\_\_\_\_  
DATE: \_\_\_\_\_

Legal Description Pre-Approval  
APPROVED  
All transfers are subject to  
Athens County Conveyance Standards



A handwritten signature in blue ink that reads "Donnie E. Stevens II".

Donnie E. Stevens II, PS 8716

FEB 25 2022

Jill Thompson  
Athens County Auditor

**PLAT OF SURVEY**

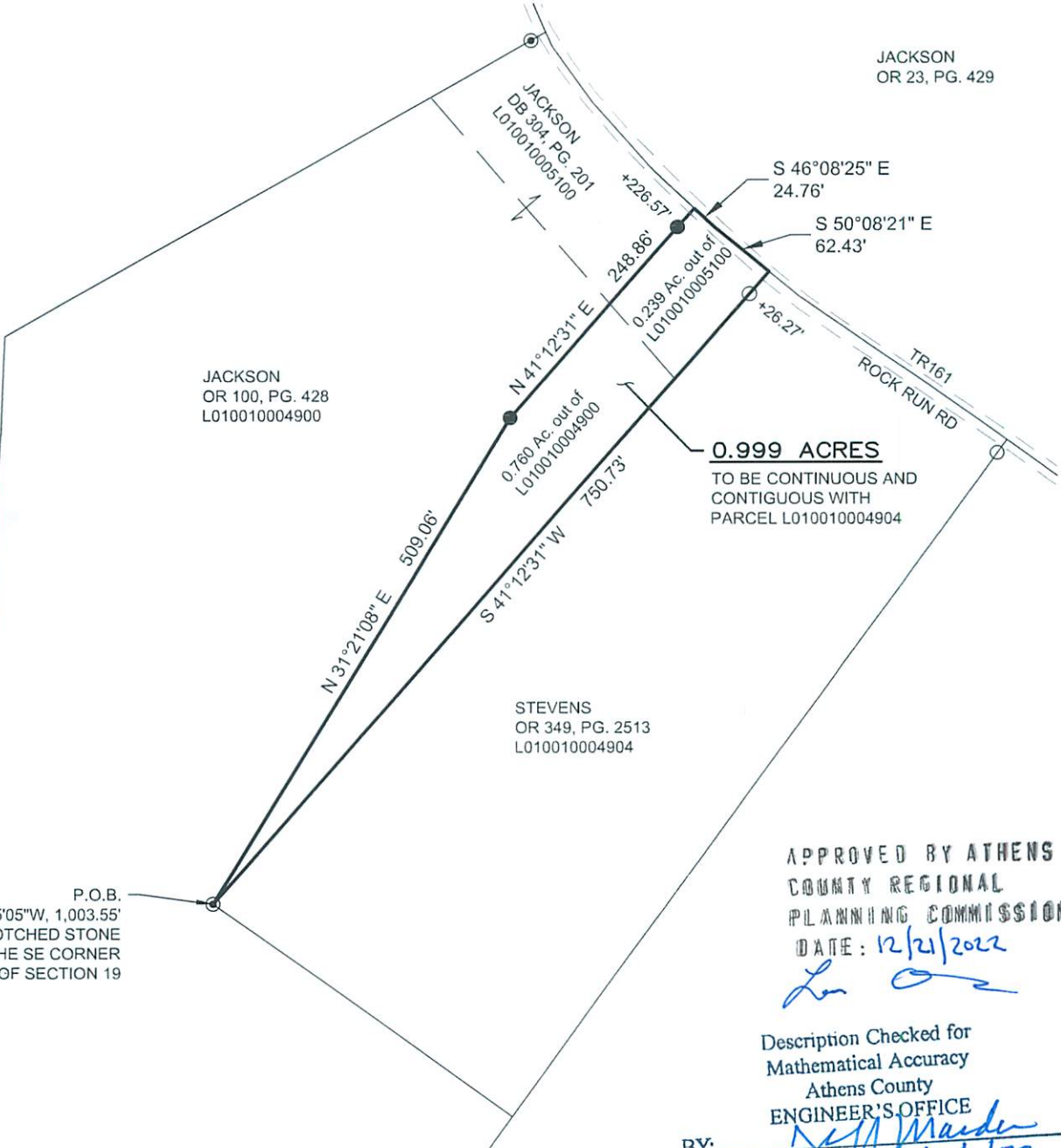
SITUATED IN SECTION 19,  
TOWNSHIP 5, RANGE 11, TROY TOWNSHIP,  
ATHENS COUNTY, OHIO  
SURVEYED FEBRUARY 2022

JACKSON  
OR 23, PG. 429

JACKSON  
OR 100, PG. 428  
L010010004900

STEVENS  
OR 349, PG. 2513  
L010010004904

P.O.B.  
BEARS N61°55'05"W, 1,003.55'  
FROM A NOTCHED STONE  
FOUND AT THE SE CORNER  
OF SECTION 19



**0.999 ACRES**  
TO BE CONTINUOUS AND  
CONTIGUOUS WITH  
PARCEL L010010004904

APPROVED BY ATHENS  
COUNTY REGIONAL  
PLANNING COMMISSION  
DATE: 12/21/2022

*[Signature]*

Description Checked for  
Mathematical Accuracy  
Athens County  
ENGINEER'S OFFICE

BY: *[Signature]*  
DATE: 2/24/22



0 150 600  
SCALE IN FEET  
1" = 150'

BASIS OF BEARING

BEARINGS ARE TO AN ASSUMED  
MERIDIAN AND ARE FOR ANGULAR  
DETERMINATION ONLY

REFERENCES

- DEEDS OF RECORD
- TAX MAPS
- PREVIOUS SURVEYS ON FILE AT  
ATHENS COUNTY ENGINEER'S OFFICE

LEGEND

- ▲ RAILROAD SPIKE FOUND
- ▲ MAG NAIL SET
- 5/8" REBAR FOUND
- NOTCHED STONE FOUND
- ⊙ IRON PIN FOUND w/CTS-6844 CAP
- ⊙ IRON PIN FOUND w/SWOYER CAP
- 5/8"x30" REBAR SET WITH PLASTIC  
ID CAP STAMPED "STEVENS PS 8716"



*[Signature]* 2/22/22  
DONNIE E. STEVENS II, PS 8716 DATE

STEVENS SURVEYING LLC  
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stevenssurveyingllc@gmail.com